

APPLICATION FOR VARIANCE / SPECIAL EXCEPTION

DATE: 02/22/2021

P&Z CASE #: 2021-02-032

VARIANCE  SPECIAL EXCEPTION  OTHER

DATE OF HEARING: \_\_\_\_\_

APPLICANT: Sean S. Edson

OWNER: Sean S. Edson

ADDRESS: 1614 Overlook Rd  
Belle Isle, FL 32809

PHONE: (407) 371-1167

PARCEL TAX ID #: 25-23-29-5884-11-060

LAND USE CLASSIFICATION: residential ZONING DISTRICT: RIA

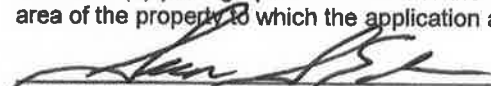
DETAILED VARIANCE REQUEST: We have a 30' camper trailer that will neither fit on the side of our house, or in back of our house, due to the length and width of access point. We are seeking to request variance to allow for our camper to be parked in our driveway.

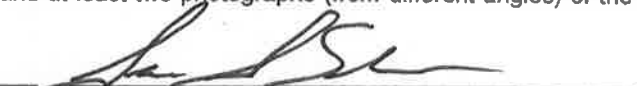
SECTION OF CODE VARIANCE REQUESTED ON: CC Chap 30-133 Sec 30-133

The applicant hereby states that the property for which this hearing is requested has not been the subject of a hearing before the Planning and Zoning Board of the kind and type requested in the application within a period of nine (9) months prior to the filing of the application. Further that the requested use does not violate any deed restriction of the property.

By submitting the application, I authorize City of Belle Isle employees and members of the P&Z Board to enter my property, during reasonable hours, to inspect the area of my property to which the application applies.

Applicant shall provide a minimum of ten (10) sets of three (3) photographs in support of this application as follows: at least one (1) photograph of the front of the property and at least two photographs (from different angles) of the specific area of the property to which the application applies.

  
(APPLICANT'S SIGNATURE

  
OWNER'S SIGNATURE

FOR OFFICE USE ONLY:

FEE: \$150.00

2/23/21  
Date Paid

#4554  
Check/Cash

Hkp  
Rec'd By

Determination \_\_\_\_\_

Appealed to City Council:  Yes  No

Council Action: \_\_\_\_\_

Record and Return to  
Prepared by  
First Class Title, LLC  
116 S Rose Ave  
Kissimmee Florida 34741  
File Number: KW19-0076

### General Warranty Deed

Made this September 19, 2019 A.D. By **Jewell F Scott Evans fka Jewell Faye Wilson, a married woman, joined by her spouse, Ronald Joseph Evans**, whose post office address is 151 E Positano Ave, St Augustine, Florida 32092, hereinafter called the grantor to **Sean Stephen Edson a single man**, whose post office address is 1614 Overlook Rd, Orlando, Florida 32809 hereinafter called the grantee

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and their legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in Orange County, Florida, viz

Lot 6 and the Westerly 21 feet of Lot 5, Block K, Neia Isle, Mainland Section, according to the plat thereof as recorded in Plat Book M, Page 55, Public Records of Orange County, Florida

Parcel ID Number 25-23-29-5884-11-060

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining

**To Have and to Hold**, the same in fee simple forever

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2018.

**In Witness Whereof**, the said grantor has signed and sealed these presents the day and year first above written

Signed, sealed and delivered in our presence

Witness Printed Name

Witness Printed Name

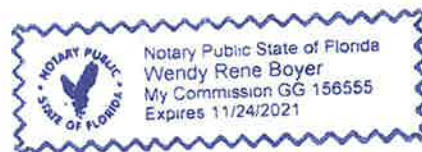
State of  
County of

The foregoing instrument was acknowledged before me this 19th day of September 2019, by Robin Rawald and Ronald Joseph Evans who is/are personally known to me (or who has produced drivers license as identification)

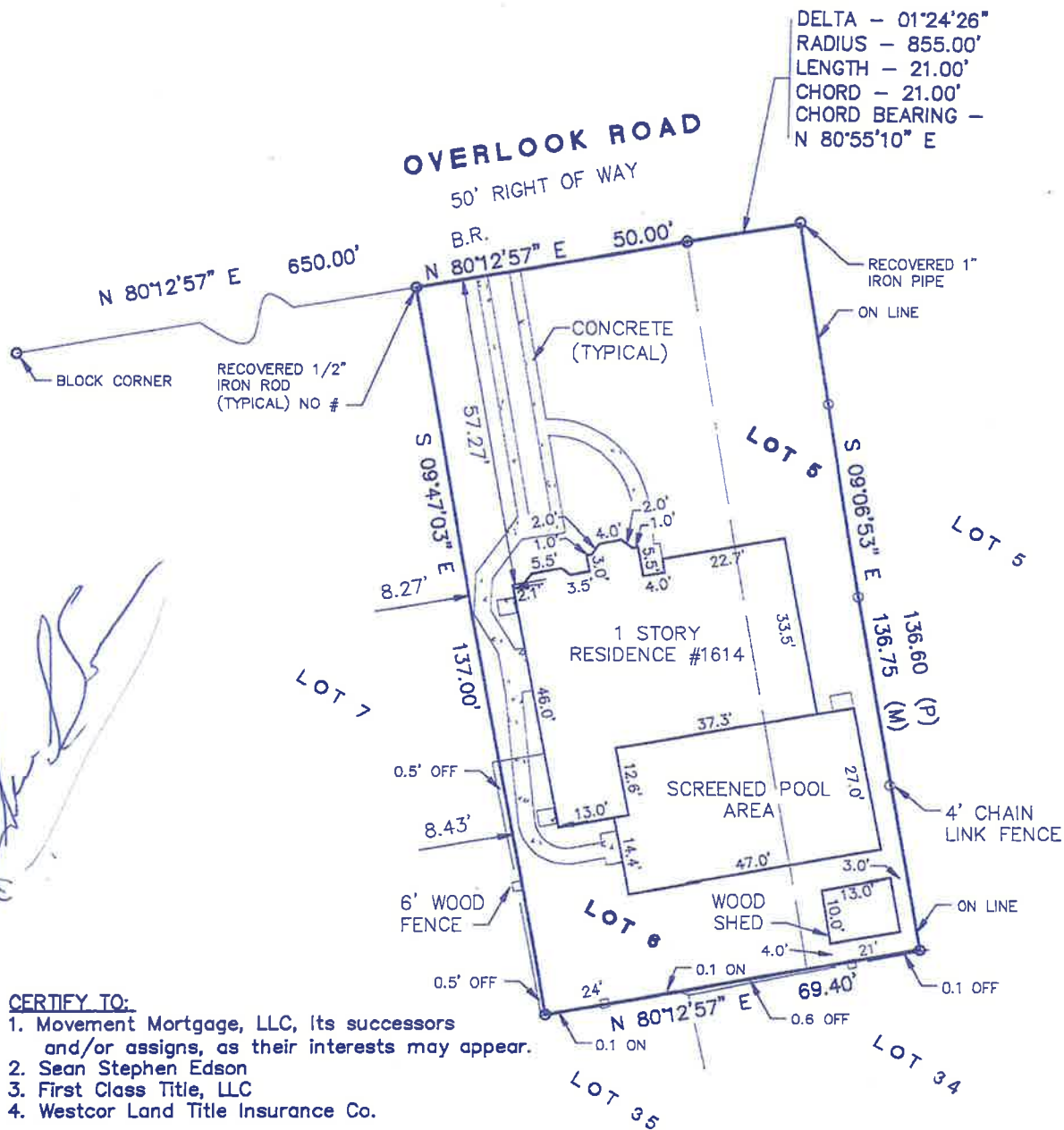
Notary Public  
Print Name:

My Commission Expires:

Jewell F Scott Evans FKA  
Jewell Faye Wilson by  
Robin Rawald as attorney in fact  
Jewell F Scott Evans fka Jewell Faye Wilson by Robin Rawald as Attorney in Fact  
Address: 151 E Positano Ave, St Augustine, Florida 32092  
Ronald Joseph Evans (Seal)  
Address:



LEGAL DESCRIPTION: Lot 6 & West 21' of Lot 5, Block K, Nela Isle, Mainland Section  
 According to the plat thereof, as recorded in Plat Book M Page 55 of the public records of Orange County,  
 Florida. Said lands lying in Orange County, Florida.



**CERTIFY TO:**

1. Movement Mortgage, LLC, its successors and/or assigns, as their interests may appear.
2. Sean Stephen Edson
3. First Class Title, LLC
4. Westcor Land Title Insurance Co.

**NOTES:**

Lands shown here were not abstracted by the surveyor for rights-of-way and/or easements of record or ownership.  
 The survey map and report or the copies thereof are not valid without the signature and the original raised seal of a Florida Licensed Surveyor and Mapper.  
 Bearings are Referenced (B.R.) on the Southerly right of way line of Overlook Road as being N 80°12'57" E.  
 Distances are plat and measured unless otherwise noted.  
 Property lies in flood zone X per Flood Insurance Rate Map #12095C0430F, dated 09/25/2009.  
 Legal description was provided by client.

**RUSSELL A. BRACH**

1821 SIR LANCELOT CIRCLE  
 ST. CLOUD, FLORIDA FLORIDA 34772  
 (407) 467-0719

I HEREBY CERTIFY THIS SKETCH MEETS  
 THE MINIMUM TECHNICAL STANDARDS OF  
 FLORIDA ADMINISTRATIVE CODE RULE 5J-17.

RUSSELL A. BRACH  
 FLORIDA REGISTRATION # 5299

**BOUNDARY SURVEY**

|                 |                      |
|-----------------|----------------------|
| SCALE: 1" = 00' | FIELD DATE: 00/00/19 |
| JOB No. N/A     | DRAWN DATE: 00/00/19 |

Sean S. Edson

1614 Overlook Rd.

Belle Isle, FL 32809

**Special Conditions and/or Circumstances**

The camper trailer in question has the following dimensions: 30'L x 9'W x 12'H.

We have no space on property (side of house, rear of house) to accommodate the storage of camper trailer due to length, width, and height.

**Not Self-Created**

We purchased the house in September 2019 with the intention of being able to store our trailer on the left side of the house (left side when facing house). We proceeded with the purchase based on the idea that we would be able to access the side of the house with ease. Unfortunately, there were unconsidered variables that have become impossible to overcome. The eave on the front left corner of the house hangs out too low and far for the camper trailer to appropriately adjust and fit into this space. Also, even the roof and eave could be engineered differently to adjust, the length would still poke out by approximately 3'. If all the aforementioned hardship criteria did not exist, we would still be in the position of requesting a variance due to the fact that parking the camper trailer in this space would unreasonably block a fire exit from the pool area.

**Minimum Possible Variance**

We can not think of any other possibilities that would reduce the possible variance to further minimize impact.

**Purpose and Intent**

Should the variance be granted, we do not see any impact to adjacent properties. We have discussed with neighbors and they agree.